

A.P.N. 139-36-402-011

EASEMENTS AND RIGHTS-OF-WAY

ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE OF EASEMENT AND RIGHTS-OF-WAY, made and entered into by and between:

CITY OF LAS VEGAS

Party of the First Part, hereinafter known as the **GRANTOR(S)**, and **LAS VEGAS VALLEY WATER DISTRICT**, a Quasi-Municipal Corporation, Party of the Second Part, hereinafter known as the **GRANTEE**.

WITNESSETH:

That the **GRANTOR(S)**, for and in consideration of the sum of one dollar (\$1.00), lawful money of the United States, to it in hand paid by the **GRANTEE**, the receipt whereof is hereby acknowledged, does by these presents **GRANT** and **CONVEY** to the **GRANTEE**, its successors and assigns, an Easement and Rights-of-Way for the purpose of construction, operation, maintenance, repair, renewal, reconstruction and removal of water pipelines and appurtenances with the right of ingress and egress, over, above, across and under that certain parcel of land described as follows:

SEE EXHIBIT "A" ATTACHED TO AND BY THIS REFERENCE MADE A PART HEREOF.

The **GRANTOR(S)**, its successors and assigns agree that:

1. No buildings, structures, fences or trees shall be placed upon, over or under said parcel of land, now or hereafter, except that said parcel may be improved and used for street, road or driveway purposes and for other utilities, insofar as such use does not interfere with its use by the **GRANTEE** for the purposes for which it is granted;
2. The **GRANTEE** shall not be liable for any damage to any of the **GRANTOR'S** improvements placed upon said parcel due to the **GRANTEE'S** necessary operations using reasonable care; and
3. Should any of the **GRANTEE'S** facilities within said easement be required to be relocated or repaired as a result of changes in grade or other construction within the easement, the **GRANTOR(S)**, or its successors and assigns shall bear the full cost of such relocation or repair, unless the changes in grade or other construction were done by third parties with the written consent of the **GRANTEE**.

A.P.N. 139-36-402-011

GRANTOR: CITY OF LAS VEGAS

Signator for GRANTOR(S) warrant that they have the legal authority to bind the parties hereto and GRANTOR(S) warrants that it may legally grant the rights described herein.

IN WITNESS WHEREOF, the GRANTOR(S) has hereunto set his/her/their hand/hands this _____ day of _____, 20_____.

ATTEST:

Oscar B. Goodman, Mayor

Barabara Jo Eonemus, City Clerk

STATE of _____)
) ss.
COUNTY of _____)

APPROVED AS TO FORM

Thomas R. Green 6/20/06
Thomas R. Green Date
Deputy City Attorney

On _____, 20_____, before me, the undersigned, a **NOTARY PUBLIC**, in and for said County and State, personally appeared _____ known to me to be the person(s) described in and who executed the foregoing instrument, and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes herein mentioned.

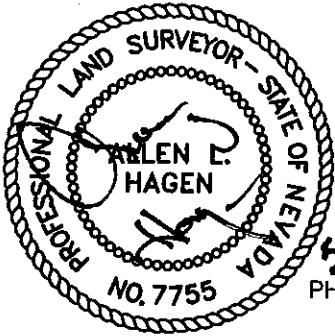
WITNESS my hand and official seal.

Notary Public

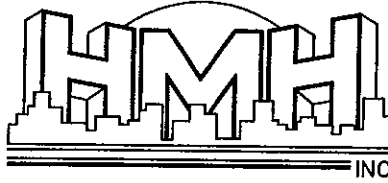
Notary Stamp/Seal Above

FOR LVVWD USE ONLY

RECORDED FOR
LAS VEGAS VALLEY WATER DISTRICT
1001 S VALLEY VIEW BLVD.
LAS VEGAS, NEVADA 89153
RETURN TO - WILL CALL



EXP. DATE
6/30/07



8010 WEST SAHARA-SUITE 140
LAS VEGAS, NEVADA 89117-1956
PHONE: (702) 256-7850 FAX: (702) 256-1710

0980375-01

HMH060-06

MAY 18, 2006

PREPARED BY SALLY TACKLEY
APN 139-36-402-011

EXPLANATION: THIS LEGAL DESCRIBES AN EASEMENT FOR A FIRE HYDRANT, GENERALLY LOCATED EAST OF TWENTY-EIGHTH STREET AND NORTH OF CHARLESTON BOULEVARD.

LEGAL DESCRIPTION

THAT PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 36, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 36;
THENCE NORTH 89°44'28" EAST ALONG THE SOUTH LINE THEREOF, 264.67 FEET;
THENCE NORTH 00°15'32" WEST, 50.00 FEET TO THE **POINT OF BEGINNING**, BEING A POINT ON THE NORTH RIGHT-OF-WAY LINE OF CHARLESTON BOULEVARD (100.00 FEET WIDE);
THENCE CONTINUING NORTH 00°15'32" WEST, 6.00 FEET TO A POINT ON A LINE 6.00 FEET NORTH OF AND PARALLEL WITH SAID NORTH RIGHT-OF-WAY LINE;
THENCE NORTH 89°44'28" EAST ALONG SAID PARALLEL LINE, 6.08 FEET;
THENCE SOUTH 00°28'43" WEST, 6.00 FEET TO A POINT ON SAID NORTH RIGHT-OF-WAY LINE;
THENCE SOUTH 89°44'28" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE, 6.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 36 SQUARE FEET, MORE OR LESS.

BASIS OF BEARINGS

NORTH 89°44'28" EAST BEING THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 36, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF ON FILE IN FILE 100, PAGE 50 OF PARCEL MAPS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA.

NOTE: THIS LEGAL DESCRIPTION IS PROVIDED AS A CONVENIENCE AND IS NOT INTENDED FOR THE PURPOSE OF SUBDIVIDING LAND NOT IN CONFORMANCE WITH NEVADA REVISED STATUES.

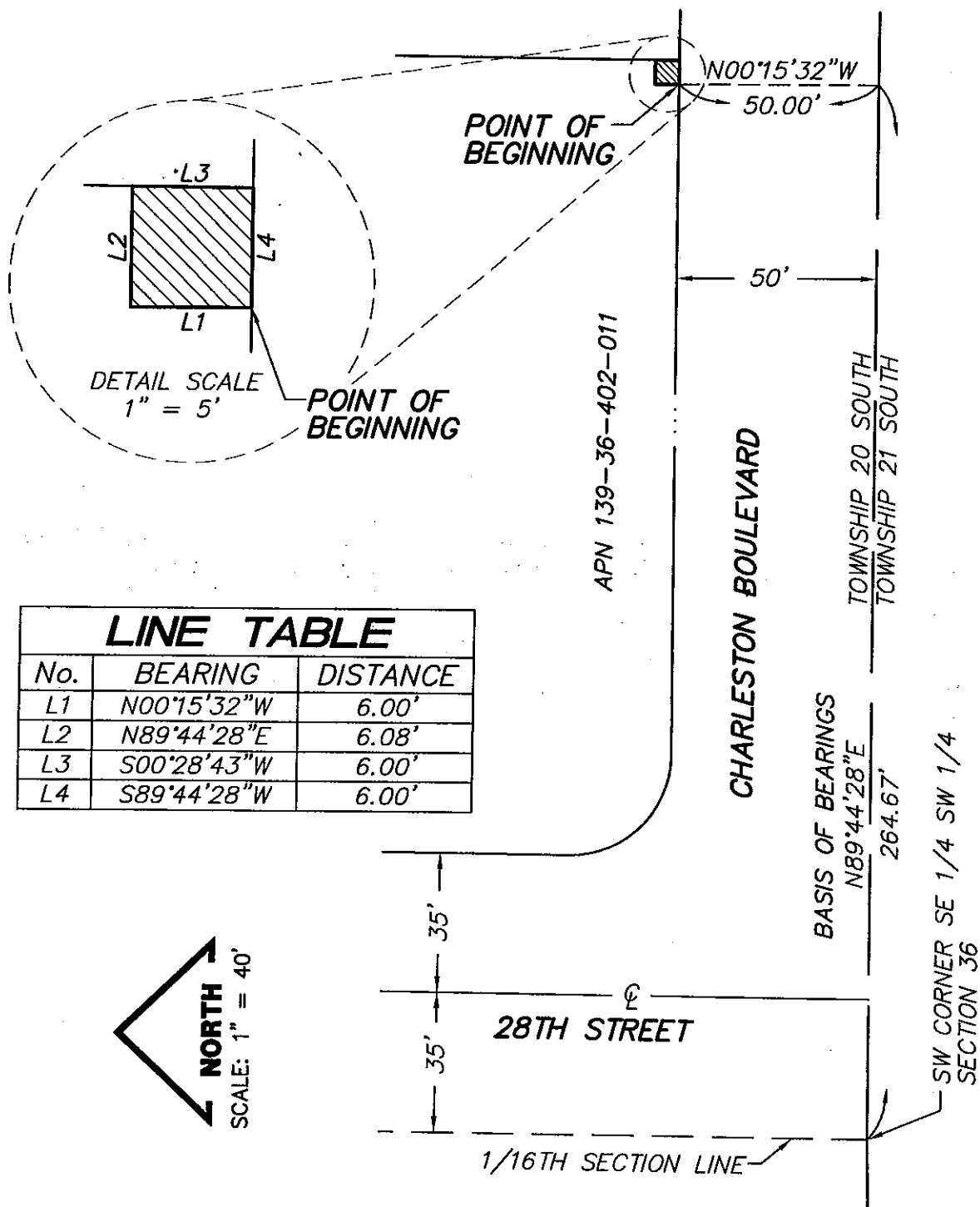


EXHIBIT "A"

POR. SW 1/4 SEC. 36, T. 20 S., R. 61 E.

FIRE HYDRANT EASEMENT



8010 WEST SAHARA AVE.
SUITE 140
LAS VEGAS, NV. 89117
PHONE: (702) 256-7850
INC. FAX: (702) 256-1710

0980375-01.DWG